

AGENDA
GROTON ZONING COMMISSION
MARCH 6, 2013 - 7:00 P.M.
TOWN HALL ANNEX – COMMUNITY ROOM 2

I. ROLL CALL

II. PUBLIC HEARING

1. Special Permit #331, 0 Welles Road, Elm Grove Cemetery Association. Proposal to use as an Earth Products Processing facility. Review is per Section 8.3 and 7.1-10 of the Zoning Regulations. PIN 271013241498, RU-80 Zone *
2. Special Permit #333, 7 Water Street, Pizzetta. Proposal is for the addition of 680 +/- sf of seasonal outdoor dining area adjacent to the existing seasonal patio dining area. Review is per Sections 6.3 and 8.3 of the Zoning Regulations. PIN 261918307563, WDD Zone. (Gary Hobert, Applicant) *

III. APPROVAL OF THE MINUTES OF meeting of February 6, 2013 *

IV. CONSIDERATION OF PUBLIC HEARING

1. Special Permit #331, 0 Welles Road, Elm Grove Cemetery Association
2. Special Permit #333, 7 Water Street, Pizzetta

V. PUBLIC COMMUNICATIONS

VI. OLD BUSINESS

1. Discussion of Draft Text Amendments to Zoning Regulations for Section 8.3 and to incorporate Connecticut General Statutes 8-2(b) **
2. Discussion of Revisions to Zoning Regulations for Buildable Land Definition and WRPD
3. POCD Update Report
4. Land Use Regulation Update Project

VII. NEW BUSINESS

1. Request for extension of Special Permit #183, Giordano Excavation, Gales Ferry Road
2. Modified Flood Hazard Determinations (FHDs) affecting the Flood Insurance Rate Map (FIRM) and Flood Insurance Study (FIS) report for the Town of Groton
3. Report of Commission
4. Receipt of New Applications

VIII. REPORT OF CHAIRPERSON

IX. REPORT OF STAFF

X. ADJOURNMENT

Next Regular Meeting: April 3, 2013

*Enclosed **Previously Enclosed